

Single Family Residence **RESIDENTIAL**

## 2329 ROLAND DR

BAILEY, CO 80421

**\$510,263** TopHap Estimate · \$383 / ft<sup>2</sup> · confidence 91 · as of Jul 14, 2026



**3**

BEDS

**3**

BATHS

**1,332 ft<sup>2</sup>**

LIVING AREA

**1 ac**

LOT SIZE

**1995**

YEAR BUILT

**1**

STORIES

**5**

ROOMS

**2**

PARKING

### VALUATION

**\$510K**

\$463K low

\$558K high

Est. Owner Equity

**\$0**

Loan-to-Value

**255%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,065 (2024) |
| Assessed Value        | \$34,910       |
| Previous Assessed     | \$34,910       |
| Assessor Market Value | \$576,022      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Raised Ranch            |
| County        | Park                    |
| Lot (acres)   | 1.00                    |
| Construction  | Frame (Unspecified)     |
| Foundation    | Concrete                |
| Roof          | Composition Shingle     |
| Heating       | None                    |
| Garage        | Garage, Built-in        |
| Pool          | No                      |

Deck · 300 ft²

Porch · 305 ft²

## TRANSACTION HISTORY

| DATE        | TYPE      | DEED                | PRICE | \$/FT² | LOAN   |
|-------------|-----------|---------------------|-------|--------|--------|
| May 4, 2013 | Quitclaim | Quit Claim Transfer |       |        | \$210K |

## ASSIGNED SCHOOLS

| SCHOOL                       | LEVEL      | GRADES | DISTANCE |
|------------------------------|------------|--------|----------|
| Deer Creek Elementary School | Elementary | PK–5   | 2.8 mi   |
| Platte Canyon High School    | High       | 9–12   | 6.2 mi   |
| Fitzsimmons Middle School    | Middle     | 6–8    | 6.3 mi   |

District: Platte Canyon School District 1

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

## NEIGHBORHOOD · ZIP 80421

|                   |                     |                     |                          |                  |                 |
|-------------------|---------------------|---------------------|--------------------------|------------------|-----------------|
| 66<br>CRIME INDEX | 89<br>AIR POLLUTION | 7,098<br>POPULATION | \$100K<br>MEDIAN IN-COME | 38°F<br>AVG TEMP | 69%<br>SUNSHINE |
|-------------------|---------------------|---------------------|--------------------------|------------------|-----------------|

Index values: 100 = US average; lower is better.